

New Orleans Historic District Landmarks Commission
Meeting Minutes

Date: November 9, 2017

Location: City Council Chamber, 1300 Perdido Street, New Orleans, LA 70112.

Called to order: 1:00 p.m.

Adjourned: 2:40 p.m.

Commissioners present: Jesse Le Blanc, Heather Szapary, Calvin Alexander, Jeanne Nathan, Anne Redd, Greg Hackenberg, Carling Dinkler, Jennifer Greene, Ed deMontluzin

Commissioners arriving after beginning of the meeting:

Commissioners absent: Andrew P. Sanchez, H.V. Nagendra, Renee Lapeyrolerie, Rosalind Peychaud, Tony French

I. Minutes of the August 17, 2017 meeting.

Motion: Approve the Minutes.

By: Heather Szapary

Second: Anne Redd

Result: Passed

In favor: Jesse Le Blanc, Heather Szapary, Calvin Alexander, Jeanne Nathan, Anne Redd, Greg Hackenberg, Carling Dinkler, Jennifer Greene, Ed deMontluzin

Opposed:

Comments:

II. Review and Adoption of 2018 Meeting Dates and Deadlines

Motion: Adopt the 2018 Meeting Dates and Deadlines.

By: Heather Szapary

Second: Carling Dinkler

Result: Passed

Jesse Le Blanc, Heather Szapary, Calvin Alexander, Jeanne Nathan, Anne Redd, Greg Hackenberg, Carling Dinkler, Jennifer Greene, Ed deMontluzin

Opposed:

Comments:

At this time, Greg Hackenberg recused himself from voting on the Consent Agenda.

III. Consent Agenda

Motion: Approve the Consent Agenda.

By: Heather Szapary

Second: Carling Dinkler

Result: Passed

In Favor: Jesse Le Blanc, Heather Szapary, Calvin Alexander, Jeanne Nathan, Anne Redd, Carling Dinkler, Jennifer Greene, Ed deMontluzin

Opposed:

Comments:

- A. 1324 Magazine St: Lower Garden Historic District, Full Control: Megan Bell, applicant; 1335 Magazine LLC, owner; New construction of a two adjacent 2-story buildings with wide landscaped access to a rear courtyard. Total square footage is approximately 19,000 sf and will support between 4 and 6 ground floor retail tenants with offices above.

<http://onestopapp.nola.gov/Redirect.aspx?SearchString=17-31210-HDLC>

- B. 4841 Canal St: Mid City Historic District, Full Control: Gregory Hackenberg, applicant; St John Cemetery Assn Inc, St John Cemetery Assn Inc, owner; Small addition within the interior courtyard of a Landmark Building.

<http://onestopapp.nola.gov/Redirect.aspx?SearchString=17-34396-HDLC>

- C. 1619 Ursulines Ave: Treme Historic District, Full Control: Tracie Ashe, applicant; Manta Properties LLC, owner; New construction of a two story, 2-unit residential building, and a two story, 1-unit residential building.

<http://onestopapp.nola.gov/Redirect.aspx?SearchString=17-35325-HDLC>

- D. 1119 St Anthony St: Marigny Historic District, Full Control: Loretta Harmon, applicant; Timothy M McDonald, owner; Renovation of existing one-story residential building including the total replacement/new construction of existing camelback addition.

<http://onestopapp.nola.gov/Redirect.aspx?SearchString=17-35479-HDLC>

- E. 920 Delaronde St, none: Algiers Point Historic District, Full Control: Darrin Champagne, applicant; Darrin L Champagne, owner; New construction of one-story, single-family residential building.

<http://onestopapp.nola.gov/Redirect.aspx?SearchString=17-35505-HDLC>

- F. 1215 Marais St: Treme Historic District, Full Control: Charles Perkins, applicant; Charles E Perkins, owner; Lateral extension of side gable and construction of dormer at rear elevation.

<http://onestopapp.nola.gov/Redirect.aspx?SearchString=17-35568-HDLC>

- G. 1807 Henriette Delille St: Marigny Historic District, Full Control: Robert Roth, applicant; Henry B III Eckers, owner; Renovation and camelback addition on existing one-story, two-family residential building.

<http://onestopapp.nola.gov/Redirect.aspx?SearchString=17-35592-HDLC>

- H. 1211 Magazine St: Lower Garden Historic District, Full Control: D3 Contractors, LLC, applicant; 1209 -11 Magazine LLC, owner; Converting a double to a single and a second story as per plan

<http://onestopapp.nola.gov/Redirect.aspx?SearchString=17-34780-HDLC>

IV. Old Business Work Applications

A. 2119 Constance St.

Application: Seth Hawley, applicant; 2119 Constance Street, LLC, 9721 Investments LLC, owner;
Demolition of existing one story structure and construction of a 2-story, single family residential building.

Motion: Defer action on this application at the request of the applicant.

By: Greg Hackenberg

Second: Ed deMontluzin

Result: Passed

In favor: Jesse Le Blanc, Heather Szapary, Calvin Alexander, Jeanne Nathan, Anne Redd, Greg Hackenberg,
Carling Dinkler, Jennifer Greene, Ed deMontluzin

Opposed:

Comments:

V. New Business Work Applications

A. 210 State St.

Comments: This item was withdrawn.

B. 610 Louisa St.

Application: Valene Developments LLC, applicant/owner; Replace existing slate roof with new asphalt shingle roof.

Motion: Approve the application to replace existing slate roof with new asphalt shingle roof.

By: Greg Hackenberg

Second: John Deveney

Result: Passed

In favor: Jesse Le Blanc, Heather Szapary, Calvin Alexander, Jeanne Nathan, Anne Redd, Greg Hackenberg,
Carling Dinkler, Jennifer Greene, Ed deMontluzin

Opposed:

Comments:

C. 2010 -12 Magazine St

Application: Rick A. Fifield, applicant; Wholesalers Development Co Inc., owner; Paint over unpainted masonry and graffiti.

Motion: Approve the application to paint a portion of the unpainted masonry.

By: Ed deMontluzin

Second: Jeanne Nathan

Result: Passed

In favor: Jesse Le Blanc, Heather Szapary, Calvin Alexander, Jeanne Nathan, Anne Redd, Greg Hackenberg,
Carling Dinkler, Jennifer Greene, Ed deMontluzin

Opposed:

Comments:

V. Old Business Demolition Application

A. 814 Milan St.

Application: Code Enforcement City of New Orleans, applicant; Cafie M Doucette, owner; Demolition of an existing fire damaged two-story, single-family residential building.

Speaker: James Kieth and Dianne Caverly spoke in favor of the demolition.

Motion: Defer action on this application until the next Commission hearing so that the owner may complete the Structural Renovation permit submittal. The Commission noted that they intend to act at the next meeting.

By: Greg Hackenberg

Second: Carling Dinkler

Result: Passed

In favor: Jesse Le Blanc, Heather Szapary, Calvin Alexander, Jeanne Nathan, Anne Redd, Greg Hackenberg, Carling Dinkler, Jennifer Greene, Ed deMontluzin

Opposed:

Comments:

B. 2411 St Philip St.

Application: Nathan Williams, applicant; Williams Management Services LLC, owner; Demolition of one-story residential building.

Motion: Grant approval of the application for demolition, following the submission of redevelopment plans to the staff.

By: Ed deMontluzin

Second: Jeanne Nathan

Result: Passed

In favor: Jesse Le Blanc, Heather Szapary, Calvin Alexander, Jeanne Nathan, Anne Redd, Greg Hackenberg, Carling Dinkler, Jennifer Greene, Ed deMontluzin

Opposed:

Comments:

VI. New Business Demolition Applications

A. 3142 State St.

Application: Matthew Kohnke, applicant; Bodohnke LLC, owner; Demolition of existing one-and-a-half single-family residential building.

Speaker: Erin Holmes spoke in opposition to the demolition.

Motion: Defer action on this application until the next Commission hearing so that the applicant may meet with the Neighborhood Association to discuss the proposal, as well as provide the manufacturer of the Chinese drywall currently installed in the building to determine if it is hazardous and requires remediation and abatement.

By: Ed deMontluzin

Second: Greg Hackenberg

Result: Passed

In favor: Jesse Le Blanc, Heather Szapary, Calvin Alexander, Jeanne Nathan, Anne Redd, Greg Hackenberg, Carling Dinkler, Jennifer Greene, Ed deMontluzin

Opposed:

Comments:

B. 329 Arabella St.

Application: Stephen Fleishmann, applicant; Louis R Mcwilliam, owner; Demolition of existing one-story, single-family residential building.

Motion: Deny the application for demolition.

By: Jeanne Nathan

Second: Heather Szapary

Result: Passed

In favor: Jesse Le Blanc, Heather Szapary, Calvin Alexander, Jeanne Nathan, Anne Redd, Greg Hackenberg, Carling Dinkler, Jennifer Greene, Ed deMontluzin

Opposed:

Comments:

C. 2336 Valence St.

Application: Sean Killeen, applicant; Usb Capital LLC, owner; Demolition of existing one-story, single-family residential building.

Motion: Approve the application for demolition.

By: Greg Hackenberg

Second: Calvin Alexander

Result: Passed

In favor: Jesse Le Blanc, Heather Szapary, Calvin Alexander, Jeanne Nathan, Anne Redd, Greg Hackenberg, Carling Dinkler, Jennifer Greene, Ed deMontluzin

Opposed:

Comments:

D. 7711 Benjamin St.

Application: Chase Dardar, applicant; Robert E II Ritter, owner; Demolition of existing one-story residential building.

Speaker: Erin Holmes spoke in opposition to the demolition.

Motion: Deny the application for demolition.

By: Jeanne Nathan

Second: Carling Dinkler

Result: Passed

In favor: Jesse Le Blanc, Heather Szapary, Calvin Alexander, Jeanne Nathan, Anne Redd, Greg Hackenberg, Carling Dinkler, Jennifer Greene, Ed deMontluzin

Opposed:

Comments:

E. 3501 Freret St.

Application: Kyle Hamm, applicant; Marengo Investments LLC, owner; Demolition of existing single-story, two-family residential building to slab.

Motion: Approve the application for demolition.

By: Greg Hackenberg

Second: Ed deMontluzin

Result: Passed

In favor: Jesse Le Blanc, Heather Szapary, Calvin Alexander, Jeanne Nathan, Anne Redd, Greg Hackenberg, Carling Dinkler, Jennifer Greene, Ed deMontluzin

Opposed:

Comments:

F. 1504 Pine St.

Comments: This item was withdrawn.

VII. Old Business Retention Applications

A. 2705 N Rampart St.

Application: Courtney Ordone, applicant; Paul G Doyen, owner; Removal of historic brick chimney at front elevation.

Motion: Approve the application for the removal of the historic brick chimney at the front elevation due to structural instability.

By: Calvin Alexander

Second: Ed deMontluzin

Result: Passed

In favor: Jesse Le Blanc, Heather Szapary, Calvin Alexander, Jeanne Nathan, Anne Redd, Greg Hackenberg, Carling Dinkler, Jennifer Greene, Ed deMontluzin

Opposed:

Comments:

B. 2625 St Charles Ave.

Application: Christopher E. Johnson, Architect, LLC, applicant; Elizabeth B Butler, Gail Ratzlaff, Rick L Rambo, Karen Elizabeth Stubbs, Jill Woodward, owner; Retention of partial infill on an existing side gallery.

Motion: Deny the application for the retention and/or proposed modification to the partial infill of an existing side gallery.

By: Ed deMontluzin

Second: Heather Szapary

Result: Passed

In favor: Jesse Le Blanc, John Deveney, Heather Szapary, Calvin Alexander, Jeanne Nathan, Anne Redd, Greg Hackenberg, Carling Dinkler, Tony French, Jeanne Nathan

Opposed:

Comments:

VIII. HDLC Reports and Communications